

City Council
Atlanta, Georgia

06-0-1439

AN ORDINANCE
BY: ZONING COMMITTEE

Z-06-67
Date Filed: 5-25-06

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

SECTION 1. That the Zoning Ordinance of the City of Atlanta be amended, and the maps established in connection therewith be changed so that the following property located at **653-711 Longleaf Drive, N.E** be changed from the R-3 (Single-family Residential) District to the PD-H (Planned Development-Housing) District, to wit:

ALL THAT TRACT or parcel of land lying and being Land Lot 44, 17th District, Fulton County, Georgia, being more particularly described by the attached legal description.

SECTION 2. That this amendment is approved under the provisions of Chapter 19 entitled, "Planned Development District", and Chapter 19A through Chapter 19D (as applicable) of the Zoning Ordinance of the City of Atlanta, and the Director, Bureau of Buildings, shall issue a building permit for the development of the above described property only in compliance with the applicable provisions of these Chapters and with the attached conditions.

SECTION 3. That the maps referred to, now on file in the Office of the Municipal Clerk, be changed to conform with the terms of this ordinance.

SECTION 4. That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

C-1

Description of Property
Long Leaf Drive

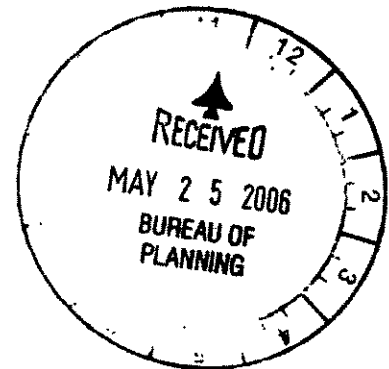
All of that tract or parcel of land lying and being in Land Lot 44 of the 17th District, of Fulton County, Georgia and being more particularly described as follows:

To reach the Point of Beginning commence at a point formed by the intersection of the easterly r/w of North Stratford Road (50' r/w) and the southerly r/w of LongLeaf Drive (50' r/w) and proceed thence North $85^{\circ}44'13''$ East along the southerly r/w of LongLeaf Drive (50' r/w) for a distance of 445.00 feet to the Point of Beginning. From the Point of Beginning thus established proceed thence along the southerly r/w of LongLeaf Drive (50' r/w) the following courses and distances:

- (1) North $85^{\circ}44'13''$ East, 111.81 feet;
- (2) 108.01 feet along the arc of a curve to the Right, said curve having a radius of 827.78 feet and being subtended by a chord of North $89^{\circ}28'31''$ East, 107.94 feet to an iron pin found (1/2" re-bar);
- (3) 259.78 feet along the arc of a curve to the Right, said curve having a radius of 729.58 feet and being subtended by a chord of South $76^{\circ}35'10''$ East, 258.41 feet to an iron pin found (3/4" open top pipe);
- (4) 104.53 feet along the arc of a curve to the Right, said curve having a radius of 771.39 feet and being subtended by a chord of South $62^{\circ}30'12''$ East, 104.45 feet to a point;
- (5) South $58^{\circ}37'16''$ East, 135.15 feet to an iron pin found (1.5" open top pipe);

thence departing said r/w and proceeding South $31^{\circ}27'27''$ West for a distance of 200.01 feet to an iron pin found (1" open top pipe); thence North $58^{\circ}28'08''$ West for a distance of 312.47 feet to an iron pin found (1" open top pipe); thence South $85^{\circ}33'01''$ West for a distance of 90.32 feet to an iron pin found (1" crimp top pipe); thence South $85^{\circ}51'42''$ West for a distance of 109.99 feet to an iron pin found (1" open top pipe); thence South $85^{\circ}40'50''$ West for a distance of 109.70 feet to an iron pin found (1" open top pipe); thence North $00^{\circ}17'38''$ East for a distance of 199.66 feet to the Point of Beginning.

Said tract or parcel containing 2.97159 acres, or 129,443 square feet.



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